

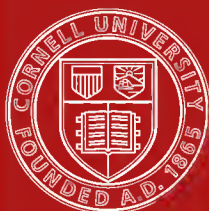
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CANADA.



**HOME**

FOR THE

*British*

*Tenant Farmer*

WHO DESIRES TO BECOME

**HIS OWN LANDLORD.**

ISSUED BY AUTHORITY  
OF THE GOVERNMENT  
OF ONTARIO.

**TORONTO,**  
1886.





Western Cities in the same Latitude.

★ ST. PAUL.

★ MILWAUKEE.

★ CHICAGO.



Cities of Europe in same Latitude.

★ VENICE.

★ TURIN.

★ BORDEAUX.

★ MODENA.

★ MENTON.

★ PAU.

★ NICE.

★ MARSEILLES.

★ TOULON.



ONTARIO

AS A HOME FOR THE

BRITISH TENANT FARMER

WHO DESIRES TO BECOME

HIS OWN LANDLORD.

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ISSUED BY AUTHORITY OF THE GOVERNMENT OF ONTARIO.

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HON. ARTHUR S. HARDY, M. P. P.  
*Commissioner of Immigration.*

•  
DAVID SPENCE,  
*Secretary Immigration Department.*

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TORONTO:

PRINTED BY WARWICK & SONS, 26 & 28 FRONT STREET WEST.  
1886.

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## INTRODUCTION.

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The subject of emigration is one which has occupied and will continue to occupy a large share of public attention. The philanthropist and the statesman regard it as an important factor in their schemes for the well-being of the people. The man of energy recognises in it the opening of new and wider fields for his enterprise, and to anyone who aspires to the possession of an independent home, whether as the reward of his industry or at the cost of a moderate outlay of capital, it affords the means whereby he can gratify his ambition. For generations there has been an unceasing annual outflow of population from the British Isles, and those who were left behind have thereby enjoyed freer scope for the pursuit of material comfort and social progress, for it has mitigated the pressure of the ever swelling numbers who are crowding each other in the battle of life, and to that extent it has moderated the keenness of home competition.

But what of those who went forth to seek their fortunes in new fields? Have they fared worse than those they left behind them? The history of the new countries, peopled mainly by British emigrants, answers the question most emphatically in the negative. It proves beyond controversy that the emigrants have, by their industry and enterprise, built up new communities rivalling the old in every element that constitutes a nation's greatness and contributes to the happiness of its inhabitants. The rapid growth of these new communities is the most remarkable feature in the history of the present century. Compare the record of the British Colonies with that of any European country, not excepting Britain, and what do we find? A progress that equals if it does not exceed the ratio of fifty to one in favour of the Colonies in all that goes to make up the material well-being of the population. And what is true of the Colonies as a whole is true in a measure of the individuals who have made them.

Take the Province of Ontario, in the Dominion of Canada, as a sample. There, substantial wealth or a reasonable competency, is within the reach of every industrious man whose efforts are intelligently directed. The penniless pioneer of a few years ago is the substantial, independent farmer of to-day. The uplifting of the

people in social and material comfort is a process as visibly going on from year to year as the revolution of the seasons. Its progress is recorded in the annual advance in the value of their accumulated property, in the increase of their trade both in imports and exports, in the establishment and development of religious, educational and benevolent institutions, in the spread of social refinement, in the cultivation of the sciences, in the appliance of every art that ministers to the happiness of human life. Nor are these conditions the result of long and painful evolution, taking generations for their development. The young man, with no capital, if possessing only an average knowledge of agricultural labour, and devoting himself earnestly to work, may, with the exercise of reasonable economy, realize a competence by the time he has reached middle life; and the man who is a practical farmer, and the possessor of means sufficient to stock an average English farm, can at once begin life in Ontario as his own landlord, with every assurance of a prosperous career before him.

The present condition of agricultural industry in the British Isles offers no such encouraging prospects either to the labourer, or the farmer with limited capital. Statements have very recently been made public, through the English press, confirming the conclusion that the existing depression rests on no mere temporary or easily removable cause, and a brief reference to the figures given will not be out of place here. A tenant farmer in Lincolnshire, who is described as an excellent manager, a good business man, and a recognized authority on agricultural matters in his neighbourhood, publishes a statement, covering ten years of his receipts and expenditure, on a farm of 480 acres. During that period, his average annual receipts were five pounds less than his expenditure, and for the year 1885, his receipts fell short of his expenditure by over £360. A Berkshire farmer publishes a statement, showing deficiencies of about £800, £600, and £1,175 for the years 1883, '84 and 1885, respectively, on a 600 acre farm. In the former case, there is a charge of 5 per cent. for interest on a capital of £4,000; in the latter of nearly £7,000; but it will be seen that the farmer in each case is virtually, though slowly sinking his capital. The Lincolnshire farmer received 31 per cent. less for his wheat, 12 per cent. less for his barley, 24 per cent. less for his wool, and 21 per

cent. less for his live stock sold in 1885, than the average prices he had received during the ten years ending with 1884. This decline is attributed chiefly to the competition from America, India, and Australia, and that competition is inevitably destined to increase as the agricultural capabilities of these countries are more fully developed.

In the face of these facts, emigration appears the most reasonable hope for permanent improvement in the circumstances and surroundings of farmers of limited means, as well as of agricultural labourers. Where the cultivable area is so small, and the population so dense, the most liberal land laws cannot counteract the lowering influences of competition, and against these influences only the few can hope to rise above the average level, which will always be below the normal condition of the same class in a country wherein land is plentiful, and its ownership of easy acquisition. In a country like Canada, and especially in the Province of Ontario, the farm labourer can, in a few years, gather means enough to rent a farm; in a few years more, by well-directed industry, he will, under ordinary circumstances, be in a position to buy one for himself. The farmer with moderate means, can begin at once as his own landlord; or if he prefers (which is not a bad plan) to acquire a little experience and personal knowledge of the country, he can rent for a short term, until he has had time to make up his mind as to the locality in which he would like to "settle down."

It is because of these opportunities, open to all, of acquiring a home and a competence in a comparatively few years, rather than for any immediate accumulation of wealth, or the prospect of inordinately high wages, that Ontario offers an exceptionally attractive field to the British agriculturist. Though other portions of the Dominion, and especially Manitoba and the great North-West, may present special inducements to the ambitious and adventurous, the Province of Ontario is, for many reasons, the one which offers in the greatest degree, all the advantages of the New World, combined with the least sense of deprivation of the comforts of the Old, and to the British farmer, the most congenial and homelike surroundings. To the Province of Ontario, therefore, the remarks in the following pages will be chiefly confined, and their object will be to show in a plain way, the facilities it affords to the British agriculturist to establish himself in comfort and independence.

## THE PROVINCE OF ONTARIO.

Ontario embraces an area of about two hundred thousand square miles, nearly eighty thousand more than the United Kingdom. It extends from east to west nearly eleven hundred miles, and from north to south seven hundred miles. Its southern border, Essex County, on the shores of Lake Erie, is traversed by the 42nd parallel, and its northern, at James' Bay (forming the southern extremity of Hudson's Bay) by the 52nd, so that it lies within the same degrees of latitude as Michigan, New York, and the New England States, as well as the greater portion of the most fertile countries in Europe. The International boundary line, dividing Canada from the United States, which runs through the River St. Lawrence, and the great chain of lakes, Ontario, Erie, Huron and Superior, forms the southern and southwestern boundary of the Province; on the west lies the Province of Manitoba; on the north the District of Keewatin and James' Bay, and northeasterly the Ottawa River divides it from Quebec, the latter Province forming the eastern boundary.

It is bountifully supplied with water throughout its whole extent; patches of swamp lands are numerous in nearly every district, but they are usually of small dimensions, and the "cedar swamp" though little fitted for the purposes of agriculture, is exceedingly valuable to a neighbourhood on account of the durability of its timber, and its special adaptability for the making of shingles, posts, fence-rails, paving-blocks, etc., etc. But nowhere is there an arid district, or one in which an abundant water-supply cannot be readily procured, both for man and beast. Besides innumerable lakes, rivers, creeks, and streamlets, springs abound in many localities, and everywhere under the soil, pure wholesome water can be "struck" at distances varying from fourteen to forty feet, so that sinking a well, which is frequently a necessity for an isolated household, is very seldom attended with much trouble or great expense.

Redeemed, as the cultivated portion of the Province has been, from the primeval forest, it is needless to say that its vast wealth of timber is still one of its most valuable heritages, capable of furnishing an abundant supply, both for home consumption and for every probable demand that commerce can make upon it, for centuries to come. Though much has been added, of late years, to the general

knowledge of the subject, the great region which is considered to be the main depository of nature's most liberal gifts in mineral wealth, is as yet almost unexplored, and only known as to its general external features. But enough is already established to show that the Lake Superior district is enormously rich in iron, silver, copper and other minerals, and now that the Canadian Pacific railway is running through that country, an early development of the mining industry is sure to follow. In the Ottawa region, in addition to the metals already mentioned, there have been considerable finds of gold, while the quarrying of plaster of paris, or gypsum and marble of excellent quality, are both profitable industries. In the southern district, near Lake Huron, are the famous oil springs, from which petroleum is obtained in immense quantities; and further to the north in the same district, are prolific salt wells, which send forth an abundant supply of brine, the salt obtained from which forms a large item in the commerce of the place. There are also considerable areas of peat beds in several parts of the Province; its rivers and lakes are well supplied with fish, and its forests with game. But the great and abounding element of Ontario's natural wealth is in its soil, and to it and its products it is desired to direct the attention of intending emigrants.

Before speaking of the agricultural capabilities of Ontario it seems proper to make a brief reference to its government and institutions, so that the emigrant may form some idea how much, or rather how little, of old world manners and ways that are desirable to preserve, he will have to part with should he make Ontario his future home. This Province is the most populous and wealthy in the Dominion. Though the newest of all the old Provinces, it has made much more rapid progress than any of the others. Its settlements, extending first along the banks of the St. Lawrence and Ottawa Rivers and the shores of the great lakes, have been gradually pushing backward towards the north and west, so that now as far north as (and including) the County of Renfrew on the east and the County of Bruce on the west—from the Ottawa River to Lake Huron on a line about midway between the 45th and 46th parallel—forms one solid and compact settlement, with Lake Erie, the Niagara River, Lake Ontario and the River St. Lawrence for its southern boundary. In this are included the whole of the forty-two counties comprising what may be termed the completely and permanently organized portion of the Province, within

which almost all the acquired wealth and nearly the entire population are concentrated, and in which there is neither a barren spot nor a single township that is not partially occupied. This though a small part of the territory embraced within the geographical boundaries of the Province (as the reader will perceive by examining the accompanying map) is really what is ordinarily spoken of as "Ontario"; but though the county divisions have not yet been pushed further north and west into Muskoka, Parry Sound, Nipissing, Algoma, Thunder Bay and Rainy River Districts, into which the main part (geographically speaking) of the Province is divided, yet the judicial, educational and municipal institutions are carried along with the advance of settlement into these districts, and the inhabitants have also their representatives in the Legislative Assembly, so that the description of the general institutions of the Province apply to them as to the older localities, in so far as they are fitted for their introduction. At the last census, taken in April, 1881, the population of the Province was 1,923,228, and is at present estimated at considerably over two millions.

## PROVINCIAL AND MUNICIPAL SYSTEMS OF GOVERNMENT.

The Provincial Government has exclusive jurisdiction in questions relating to property and civil rights, education, municipal government, and all other matters of local concern, as distinguished from those of a general character which are under the control of the Dominion or Federal Government at Ottawa. It comprises an Executive, and a Legislative Assembly, forming together what is called the Legislature (or Parliament) for the making, amending or repealing of the laws, having the same powers over the matters assigned to it, and conducting its business with the same forms and under similar rules as the Parliament of Canada, or the Imperial Parliament. The Lieutenant-Governor (representing the Queen, in whose name he sanctions the Bills passed by the Legislative Assembly) is advised by an Executive Council composed of six members, who form the Cabinet and preside over the six departments, viz.: Law; Finance (and Agriculture); Education; Public Works; Crown Lands; Provincial Secretary (and Immigration), into which the Administration is divided. They hold seats in the Legislative Assembly and administer affairs so long only as they

retain the confidence of the people's representatives, precisely after the manner, and following the very forms of British parliamentary government; but altogether unfettered by any hereditary branch as in Great Britain, or by a nominated Senate as in the Dominion. The Legislative Assembly holds annual sessions and is re-elected every four years (unless sooner dissolved) under a franchise law so liberal that every man above the age of twenty-one years, and being a British subject by birth or naturalization, who earns his own living, may qualify himself as a voter.

The old portion of the Province (above described) is divided into forty-two counties and these into townships (answering to English or Scotch "parishes," and usually about ten or twelve miles square). The counties have their Judges, Registrars (of Deeds), Sheriffs and County Councils. The County Judge also holds Division (*i.e.*, Small Debt) Courts, in the several divisions into which his county is divided, several times during the year, and a semi-annual Court of Assize is held at the County Town, so that law and justice in all matters of business or of contention, whether civil or criminal, are brought to the very doors of the people. The County Councils are composed of one or more representatives from each township, town or incorporated village within the geographical limits of the county, and administer all municipal affairs in accordance with the municipal laws of the Province. The townships have also their Councils, whose duty it is to administer local municipal matters, and one or more of whose members represent the township in the County Council. The cities, of which there are eleven, and the towns and villages, of which there are upwards of 200, and the number increasing every year, have also their Municipal Councils, the whole system of municipal government being thoroughly understood and carried out to its fullest extent among the people, nearly all of whom take an active interest in public questions of a local character. The municipal elections are held annually on the first Monday in January, and the electors are composed of the ratepayers, whose names appear on the assessment roll of the previous year.

### EDUCATIONAL INSTITUTIONS, ETC.

The educational institutions of Ontario are such as to place it in the very front rank among the nations of the earth. Not to speak of its higher institutions of learning—its Universities, Colleges and

Academies for male and female pupils—it has a Public School system which provides ample means for giving a good common education to all throughout the length and breadth of the land. From the free public school the pupil may graduate to the High School or Collegiate Institute, where he will get an education to qualify him for his University Matriculation Examination. The University of Toronto, a liberally endowed and well-appointed institution as now constituted, is in fact the complement and completion of the Ontario Educational System, with which are affiliated many of the Ecclesiastical or Denominational Colleges of the Province, while it is purely non-sectarian.

The Educational System is administered as a Department of the Government with a member of the Executive Council at its head, and the general management, like that of the Municipal System, is in the hands of the people, through Local Boards of School Trustees elected by the ratepayers. In the rural districts the townships are divided into school sections of convenient size, so that the pupils within the section may be able to attend the school which generally occupies a central position. By this arrangement, and by the additional aid given to "poor sections" in sparsely settled districts, the conveniences of educating the young are carried into the woods with the progress of settlement. The schools are free to the pupils, and attendance either at the public school or at some private or other school is compulsory between the ages of seven and thirteen years, but the enforcement of the compulsory clause is entirely optional with the authorities in each locality.

The expenditure on education is not stinted, however, as in 1884 it amounted to \$3,280,862, while the receipts for the same year were \$3,723,138. This money is derived partly from local rates of assessment levied on property, partly from lands originally set apart as Clergy Reserves or for school purposes, and partly from an annual grant from the Legislature. Since 1876 there has been an increase of \$328,886 in the revenue from municipal assessments. The average cost per pupil at the public schools is \$7.02 per annum. Separate schools may be established by Roman Catholics in any section or union of sections, and thereupon they receive their own taxes and a proportion of the annual Government grant for the support of such separate school and are released from supporting the

public school. By this arrangement sectarian strife or wrangling over "mixed" schools is entirely avoided, and both Protestants and Catholics are satisfied.

The number of children of school age, that is between five and sixteen years, in 1884 was 471,287; the total number of pupils of all ages attending school was 464,369; the total number of teachers was 7,085, and the total number of schools 5,316. These figures include the statistics of the separate schools for Roman Catholics, of which there were 207 in operation in 1884.

Another important branch of the system is that of the Model Schools for the training-of teachers. They were introduced in 1876, and have since proved most advantageous to the educational progress of the Province, by supplying a class of competently-trained teachers. These schools are distributed throughout the Province to the number of fifty-two, in which, last year (1885), the total number of student-teachers was 1,305. Of a higher grade than these are the Training Institutes, authorized in 1885, for the training of Assistant-Masters in High Schools and First-Class Public School Teachers, and besides these there are several Normal Schools and Collegiate Institutes, all engaged in preparing the youth of both sexes either for a University course, or for the teaching profession, or for any other walk in life they may choose to follow. No other country offers greater, and very few more economical, facilities for obtaining a thorough education; and this is a consideration which should have great weight with emigrants in deciding where they may cast their lot.

The Agricultural College and Model Farm, near the City of Guelph, forty-nine miles from Toronto, in the midst of a fine farming district, were established by the Government, under the administrative control of the Commissicner of Agriculture (who also holds the office of Provincial Treasurer, and is a member of the Executive), for the special purpose of giving a practical and scientific education to the sons of farmers. Of this institution, Professor Sheldon, an eminent English authority, said:—"It is a flourishing, though quite a young institution, and its influence is being felt on the agriculture of the Province. The students receive an agricultural education in which science is happily blended with practice, and theory is borne out by demonstration." The farm consists of some 550 acres, and is fitted

with every appliance for successfully carrying out its purpose of giving to the youth who attend it a thorough and practical knowledge of every branch of agriculture, more especially of those branches which are best adapted for profitable prosecution in the Province, according to conditions of climate and soil. It is conducted by an able staff of professors, instructors, etc., etc., and the fees are exceedingly moderate. For residents who are the sons of farmers, or who have served an apprenticeship of one year on a farm, \$20 a year; for residents who are not farmers' sons, and have not served an apprenticeship on a farm, \$30 a year; for non-residents who have served an apprenticeship on a Canadian farm, \$50 a year; and for non-residents who have not served an apprenticeship, \$100 for the first, and \$50 for the second year. It will be observed that the scale of fees is graduated in favour of the people of the Province, while strangers are permitted to enjoy its advantages by an extra payment.

The Model Farm has conferred great benefit on the agriculturists of the Province, by the importation of thoroughbred stock from Great Britain, and by holding annual sales as the animals multiply on the farm. In order that farmers in all parts of the Province may share equally in the advantages of this arrangement, the animals bought at the sale are delivered at the purchaser's residence free of expense. It must be obvious that such an institution is calculated to aid very materially in the development of every branch of agricultural industry.

In connection with the College, a series of meetings is held throughout the different counties at stated periods, called "Farmers' Institutes," at which the farmers of the county or neighbourhood assemble to exchange experiences and discuss improved methods of prosecuting their calling. These meetings are attended by one or more of the Professors of the College, or by other competent lecturers, who give instructions suitable to the season, and with the view of improving the methods pursued in that particular locality. Butter making, cheese making, sheep farming, the rearing of young cattle, etc., etc., as well as the varieties of manure, the management of the soil, and kindred subjects, form the ordinary topics of discussion at these "Institutes," and much good has already been effected by them.

The Provincial, the County, and the Township Agricultural Societies, sustained partly by the Government and partly by voluntary contributions, through the agency of their annual exhibitions stimu-

late progress by healthful competition and a liberal distribution of prizes ; and the Bureau of Statistics, established by the Government, for the collection and monthly publication of crop reports, and the official collection and dissemination of statistics, and other information bearing on the condition and progress of agriculture and other industries, furnishes another and quite a valuable aid to the farmer, in making his calculations as to crops and markets.

A further instance of the watchful interest which the Government takes in the farmer's prosperity, and of its willingness to help him forward, is the aid afforded for the establishment of a Model Creamery in the Province, so that butter making, which is already becoming an important branch of the farmers' business, may be rendered still more profitable. It also makes an allowance from the public chest to assist the farmers in planting shade trees on the highways adjoining their farms, where the local municipalities undertake the superintendence of the work. In so far as legislation can be made to encourage the farmer in carrying enterprises to profitable results, he can have no possible reason of complaint against the Ontario Legislature, but on the contrary, many good reasons for thankfulness that his interests have been so well considered, and this perhaps may safely be said to have resulted from the large measure of influence which he enjoys in the direction of public affairs.

Ontario is most liberally supplied with churches. The principal denominations of Christians rank as to numbers in the following order, as given in the census of 1881 : Methodists, (the several bodies of Methodists are now united in one as the "Methodist Church of Canada") 591,503 ; Presbyterians, 417,749 ; Church of England, 366,569 ; Roman Catholics, 320,839 ; Baptists, 106,680. All denominations stand on the same footing before the law, there being no State Church, nor church rates, nor tithes. They are all supported on the voluntary principle, and while apparently having an abundant supply of funds for their own proper purposes, they contribute liberally to charitable and missionary enterprises, both within and without the Dominion of Canada. The feeling prevailing among the several bodies towards each other is one of friendly sympathy and rivalry in doing good, and religious distinctions are entirely excluded from consideration in the combinations which form the two great political parties of Liberals and Conservatives.

National and benevolent societies, temperance societies in connection with, or independent of, the churches, literary and musical societies, and social clubs, are plentiful in the cities and towns, and there are numerous ways of maintaining social intercourse in the rural districts. Upon the whole, the British emigrant who settles down in Ontario, will find that social life there is very much like what it is "at home" among the well-to-do people, both in town and country—except that in Ontario the freedom of intercourse may strike him as being somewhat less restrained. He will mingle with people of the same stock as himself, but he will find a more intimate and friendly admixture of English, Scotch and Irish than he is likely to have been accustomed to before. He will have transferred himself from the land where the three nations make one kingdom, to the land where the children of the three nations make one people; but in this change, either in its social or its political aspects, he will find nothing that should wound his susceptibilities; but rather let it be hoped, the freer development of the most estimable qualities in each harmonizing in the formation of a new national character, alike honourable to the people of Canada, and to the countries from which they have sprung.

### CLIMATE, ACCESS TO MARKETS, SOIL, PRODUCTIONS, ETC.

The climate of Ontario varies according to latitude, elevation and situation with reference to the great lakes, but is, upon the whole, one of the most pleasant and healthful in the world. The extremes of heat and cold are far greater than in Great Britain, but the purity and dryness of the atmosphere render the hottest days in summer, as well as the coldest in winter, endurable without discomfort. Fogs are rarely seen, except in the mornings of spring and autumn, and though the rainfall averages about the same as that of Great Britain, one year with another, yet the "rainy days" are much fewer in number, and more certain in their seasons of recurrence. The old description of Canadian seasons—"six months of winter and six months of summer"—is not true of any Province in the Dominion, though it may be approximately correct as to some localities in the north-eastern and north-western territories. But as to Ontario it has no application whatever.

In the southern region, bordering on the lower lakes (Erie and Ontario) the winter usually begins about Christmas and lasts until the latter part of March. Further to the north it begins a little earlier, say about the middle of December, and 'breaks up during the first or second week in April. Except in the northern region there is no winter in Ontario lasting over four months, and its average duration in the settled portion of the Province (previously described) is from three months in the southern and western to three and a-half or at the most four months in the eastern and northern districts. The winter storms are comparatively rare—such violent hurricanes, cyclones, or "blizzards" as occasionally visit the western States of the American Union, carrying death and destruction before them, are altogether unknown—and the public highway and railway traffic is never "blocked" or interrupted more than a few hours at a time, even in the stormiest weather. Though in the northern parts of the Province the winter begins earlier and breaks up later than in the southern, yet so far as settlement has yet advanced to the west and north the seasons have offered no bar to the successful prosecution of agriculture.

• April ushers in the spring which comes with great rapidity, the luxuriant vegetation being a perennial source of wonder and admiration even to those who have witnessed it for twenty or thirty years, but whose memories recur to the slower growth with which they were made familiar in the country where they spent their youth. For the practical purposes of the farm the spring is a "short" season and a busy one. The genial rains which fall liberally in April and May, and the increasing warmth of air and soil push forward vegetation with great vigour, and in a few weeks the summer time and the harvest are hurried on together.

The summer season is usually reckoned from the middle or end of May to the middle of September. Under the steady warmth and refreshed by occasional brief but copious showers, the crops make rapid progress, and the month of June is hardly finished ere the hum of preparation for the harvest is heard. Hay-cutting begins about the end of June, and the wheat harvest in the first week of July, in the most southern parts of the Province. In other localities both operations begin a week or two later according to situation. All the other grain crops follow in rapid succession, so that before the end

of August the harvest is completed throughout the Province. The harvest time is usually the period of extreme summer heat, yet those who work in the open field, under the rays of the sun in the middle of the hottest days, seldom suffer injury or even serious discomfort if they use ordinary precautions for their protection.

The autumn season, called the "Fall," is the most deliciously-enjoyable weather of the whole year to those who do not give the preference to the crisp air, the keen frost and the music of the sleigh-bells in winter. Autumn is not less beautiful than summer; the atmosphere is cooler, but in October and sometimes in November the days are of a genial warmth, and the nights cool and refreshing. The operations on the farm at this season consist mainly of preparations for the next approaching seasons of winter and spring. The gathering and storing of root crops, the "fall" ploughing and the preparations generally for wintering stock, etc., should keep the farmer and his help busy, whenever the state of the weather permits. It is usual to have a flurry of snow some time in November, which, however, seldom lies more than a day or two, when it disappears, and the cool, open weather, with occasional heavy rains, runs well on through December, especially in the south-western districts.

There is much misconception as to the severity and unbearable-ness of the extremes of Canadian seasons. But neither the winter, by the rigour of its cold, nor the summer, by the intensity of its heat, should frighten away the British emigrant from the Province of Ontario. The testimony of those who have had experience of the seasons both in Britain and Ontario, is without exception favourable to the climate of the latter as being decidedly more salubrious and enjoyable throughout the whole year. It may be mentioned also that the summer days are shorter and the winter days are longer in Ontario than in Britain, and with the pure, dry atmosphere, the bright sunshine of the day-time and the clear starlit sky at night, which are common characteristics of a Canadian winter, this season, besides being one of great commercial activity, offers numerous facilities for healthful exercise and rational enjoyment, and is welcomed by many as the most delightful of all the seasons. The snow, it should be mentioned, instead of being a barrier to travel, as in many other countries, is the great improver of the roads. In winter sleighs are substituted for wheeled vehicles, and horses can

then draw much heavier loads at greater speed over the hard-packed snow, which lies on the ground in most parts of the Province from the beginning to the end of the winter season.

The position of Ontario with respect to its means of access to the markets of the world, is superior to that of nearly every one of its competitors in the same line of products, and is surpassed by none. The wheat-growing, the stock-raising, butter and cheese exporting sections of the United States, and the great grain fields of the future in the Canadian and American North-West, are not so well placed towards the British markets (which rule the prices) as is the Province of Ontario. Its interior means of transport are ample. At half a dozen different points its railway system connects with that of the United States. Its magnificent system of lake, canal and river navigation accommodates not alone its own trade, but also a great portion of the trade of the Western States. Its seaports are Montreal and Quebec in summer, and Portland and Halifax in winter, with access at all times to Boston, New York, etc., etc. Toronto, its capital, the seat of the Government and Legislature, of the Universities and other institutions of learning, and of the Law Courts, is a fine and flourishing city of 120,000 inhabitants, and offers a ready market for much that the farmer has to sell. It is the head-quarters of the principal exporters of live stock and of the leading men in commercial and manufacturing business, and the centre of a complete network of railways extending throughout the Province in all directions. The trip from Toronto to Liverpool can now be made with ease and comfort in nine days, or even less time; and the British farmer does not require to be told that the rates of freight are such that beef, butter, cheese, etc., can be carried from Ontario, laid down in English markets and sold at prices so low that he cannot compete with them except at an actual loss. But he should know that he can avoid this loss by transferring his capital and his skill to the Province of Ontario and investing both in agricultural pursuits.

The markets throughout the Province are within easy reach of the farmer in every settled district. The highways are substantially made and kept in good repair, the towns and villages are thickly dotted over the country, being seldom more than from five to ten miles apart, and excepting in the new and far northern settlements, almost every farm is within fifteen miles of a railway station. The

question of easy access to market is one which might be supposed to involve serious difficulties in a country embracing such a wide range of distances ; but practically the means of transport are so ample and the freight rates so regulated and upon the whole so low, that there is no settled part of the Province in which it presents material obstacles, either as to cost or convenience.

Ontario has many varieties of soil, nearly all of which are fertile and of easy cultivation. The most common are the loams of different kinds, black, clay and sandy. There are also light and heavy clay soils, sandy soils, and in some districts marsh and alluvial soils of great depth resting on clay bottoms. The old farms are in some places partially worn out through long continued wheat cropping ; but they still yield a profitable return if cultivated with the view to stock raising or dairy farming, the two branches which promise, in the future, to be the leading features of agricultural industry in Ontario, and the tendency of which is to restore and enrich the soil. On this subject, the following extract, from the report of Professor Sheldon, of the Wilts and Hants Agricultural College, England, is instructive and exactly to the point. He says :—

“There are many kinds of soil in this part of the Province, most of which are fertile and easy to cultivate. The most common soils are loams of one kind or another, comprising all the varieties included in the terms “sandy” and “clay” loams ; then, there are light soils of various kinds, clays and marsh soils, most of them more or less impregnated with organic matter. Many of these soils—I speak now of farms that have been long under cultivation—were at first well adapted to the growth of wheat, but it appears, that in many places, wheat has been grown so repeatedly on the land that it will no longer produce the crops of it that were formerly easy to obtain ; The fact is, this one crop has been grown so very often that the land has become deficient in the elements necessary to it ; the same land will, however, grow very good crops of other kinds—roots, clover, barley, peas, oats, and the like, while in some parts profitable crops of Indian corn are grown ; the latter, however, is almost an inexhausting crop, even more completely so than wheat, but not so quickly, and can only be grown to profit on a rich soil and a hot climate. The difference between the two crops is this :—Wheat exhausts a soil of certain elements, leaving the rest comparatively untouched ; but maize is a generally exhausting crop, less dependant on special elements, but feeding, as it were, on all alike ; and so it follows that it can be grown for a longer time before the land shows signs of exhaustion, which at last is so thorough that fertility is restored with great difficulty. There is, however, a great deal of good wheat land in Ontario and much more of it to be cleared. The partially exhausted land, too, will come round again, and will grow wheat profitably as before, but it is only good farming that will bring this about. The farmers of Ontario declare that they would hardly have known what

to do with their land if it were not for cheese-making, and particularly for the new cattle and beef trade with England. Wheat, wheat, nothing but wheat as a paying crop was simply exhausting the land, returning nothing to it; cattle raising paid poorly, because the demand was limited; and cheese-making could only be profitably carried on in the districts suitable to it. But the demand arising in the Old Country for beef, and the improved means of transportation over the sea, have provided a new and profitable opening towards which the energies of the farmers are being directed. The raising of stock suitable to the English market is now a leading and profitable branch in this part of the Dominion, and it is encouraging to the cultivation of root and green crops of clover, Timothy and other forage crops of green corn, etc., for soiling. The growth and consumption of these crops, indeed, is the very practice that was needed to restore fertility to soils which had been injured by over-cropping with wheat. But numbers of the Ontario farmers seem to be so wedded to wheat-raising, that rather than go extensively into stock-raising and fattening, and the growth of various rotation crops, more after the English and Scotch models, they prefer to sell out and go to Manitoba and the North-West, a territory which is *par excellence* a wheat country, and which must soon become, perhaps, the greatest granary in the world. They are the more inclined in this direction because they can sell their Ontario farms at \$40 to \$100 an acre, and can buy virgin soil in the North-West at \$1 to \$10. By a change of this nature they can easily establish their children in separate farms, a thing but few of them could hope to do in Ontario, where land is comparatively high. They have also the spirit of restlessness which permeates the Americans as well, but which is scarcely known in England."

The following eloquent tribute to the excellence of the climate and the capabilities of the soil of Ontario, is from the pen of the Hon. David A. Wells, an eminent American statesman, and is clipped from an article which appeared in the *North American Review*, several years ago. Mr. Wells speaks from an intimate acquaintance with the country on both sides of the International dividing line, and his testimony is valuable as that of one whose knowledge and experience have placed him above the influences of national or sectional prejudices. He says:—

"North of Lakes Erie and Ontario and the River St. Lawrence, east of Lake Huron, south of the 45th parallel, and included mainly within the present Dominion Province of Ontario, there is as fair a country as exists on the North American Continent, nearly as large in area as New York, Pennsylvania, and Ohio combined, and equal, if not superior to these States in its agricultural capacity. It is the natural habitat on this continent of the combing wool sheep, without a full, cheap and reliable supply of the wool of which species the great worsted manufacturing interest of the country cannot prosper, or we should rather say, exist. It is the land where grows the finest of barley, which the brewing interest of the United States must have if it ever expects to rival Great Britain in its present annual export of over \$11,000,000 of malt products. It raises and grazes the finest of cattle, with qualities specially desirable to make good the

deterioration of stock in other sections, and its climatic conditions, created by an almost encirclement of the Great Lakes, specially fit to grow men. Such a country is one of the greatest gifts of Providence to the human race, better than bonanzas of silver and rivers whose sands contain gold."

This "fair country" is nearly all included in what has been already described in these pages as the organized portion of the Province, or what is generally known as "Ontario," in the social, or political, as apart from the geographical sense. With reference to the south-western portion, or what is called the "peninsula"—that is the district partially enclosed or surrounded by Lake Ontario, the Niagara River, Lake Erie, Lake Huron and the Georgian Bay, embracing one-half the counties, three-fourths of the cities (8 out of 11) and perhaps more than the same proportion of all the towns and villages in the Province, has been described by Professor Sheldon in the following words:—

"This portion of Ontario may be regarded as the garden of the Dominion—literally as well as figuratively the garden—for it is there that apples, pears, grapes, peaches, melons and the like grow in the greatest profusion, and with the least trouble on the part of the farmer. Every farm has an orchard, and it is purely the farmer's fault if the orchard is not an excellent one, for the climate and the soil are clearly all that can be desired, and the trees will do their share of the work provided the right sorts are planted. It is usual to plant out peach and apple trees alternately and in rows in a new orchard, and the apple trees are at a distance apart which will be right when they are full grown; this is done because the peach trees come to maturity first, and have done bearing before the apple trees require all the room; the peach trees are then cut down and the apple trees occupy all the room. These trees are planted in rows at right angles, so that there is a clear passage between them whichever way we look, and the land can be freely cultivated among them; it is, in fact, usual to take crops of wheat, or oats, or maize, from the land during the time the trees are young, and we often see fine crops of golden grain overtopped by noble young trees laden with fruit. A farmer may not, of course, look to fruit alone to grow rich on, but he often nets a nice roll of dollars out of it, and to say the least, it is conducive to happiness to be well supplied with fruit, while to live in a climate and on a soil that will produce it abundantly is always desirable."

The general productiveness of the soil of Ontario, its adaptability for raising all kinds of cereals, and its superiority over every part of the United States in the production of barley, are acknowledged facts. As the seasons vary, however, and the results of the harvest are very different in one year from another, a comparison of results as to the same crops, in two different years, will give the reader a fair idea of the relative productiveness of the different localities contrasted. With this view the following table has been prepared from reliable

official sources. It gives the average yield per acre of fall and spring wheat, barley and oats, in Ontario, and also in ten of the States of the adjoining Republic, for the years 1882 and 1884 :

## AVERAGE YIELD PER ACRE.

| In Bushels of        | Fall Wheat. |       | Spring Wheat. |       | Barley. |       | Oats. |       |
|----------------------|-------------|-------|---------------|-------|---------|-------|-------|-------|
|                      | 1882.       | 1884. | 1882.         | 1884. | 1882.   | 1884. | 1882. | 1884. |
| In the years         | 1882.       | 1884. | 1882.         | 1884. | 1882.   | 1884. | 1882. | 1884. |
| In Ontario .....     | 26.3        | 24.0  | 16.5          | 20.2  | 28.6    | 27.3  | 36.4  | 38.9  |
| " Ohio .....         | 16.7        | 15.3  | .....         | ..... | 19.9    | 26.0  | 28.0  | 29.0  |
| " Michigan .....     | 17.8        | 14.0  | .....         | ..... | 25.2    | 23.0  | 33.3  | 32.0  |
| " Indiana .....      | 15.7        | 13.2  | .....         | ..... | 24.0    | 23.0  | 27.0  | 30.0  |
| " Illinois .....     | 16.0        | 12.6  | .....         | ..... | 22.5    | 24.0  | 37.4  | 33.0  |
| " Missouri .....     | 14.6        | ..... | .....         | ..... | 23.0    | ..... | 34.5  | ..... |
| " Kansas .....       | 19.5        | ..... | .....         | ..... | 25.7    | ..... | 38.1  | ..... |
| " New York .....     | 18.7        | 16.5  | .....         | ..... | 25.0    | 23.0  | 34.2  | 30.0  |
| " Pennsylvania ..... | 15.3        | 15.0  | .....         | ..... | 23.5    | 19.0  | 27.8  | 28.0  |
| " Iowa .....         | .....       | ..... | 11.0          | 12.5  | 21.7    | 23.0  | 31.8  | 32.0  |
| " Minnesota .....    | .....       | ..... | 13.3          | 16.1  | 23.3    | 26.4  | 40.0  | 33.3  |

It may be remarked that within recent years, in consequence of a change introduced in the process of making flour, the market value of spring wheat, which formerly ruled from twelve to fifteen per cent. below that of fall wheat, is now fully on a par with it, and that as a result the farmers are giving greater attention to the preparation of the soil for the spring crop, and therefore reaping a better average yield than formerly. It should also be mentioned that eight out of the ten States named in the above table do not produce spring wheat, the conditions therein not being favourable to its profitable cultivation. This circumstance, in connection with the higher market value of spring wheat from the cause just mentioned, gives additional force to the claim that even as a grain-producing country Ontario holds the first rank.

But flattering as the above figures are to the Province of Ontario, its agriculturists are now turning their attention more and more to dairy-farming and stock-raising, which have been developed within a few years to an extent that has given surprising and gratifying results, both in illustrating the capabilities of the soil, and in proving that such farming is far more profitable than the old system. In the extracts already given reference has been made to these subjects, but the following (also from Prof. Sheldon's report) is of interest as showing the course to be pursued in the management of such a farm :—

“ The Canadian dairy-farmer has several important advantages over his English contemporary, not the smallest of which is this : he can grow at a very moderate cost very large crops of forage for winter use ; clovers and timothy flourish well on most soils in Ontario, and I should say that rye grasses would also, though I did not find they were much employed, if at all, in the growth of forage. I think they might be used to advantage. It is also clear, from what I saw in many places, that he can raise abundant crops of swedes and mangolds, and very good ones of carrots, parsnips, and the like. Here then, after the question of water, are the first requisites of successful dairy farming. A rotation of crops is just the system to re-invigorate the older soils of Ontario, which have been over-cropped with wheat, and rotations work well in dairy farming. It is true that good natural pastures are scarce in the Province, if indeed there are any at all which deserve the name from an Englishman's point of view (the best grass land I saw in Ontario was in the neighbourhood of London and on the way to Hamilton) ; but as I have said, clovers, etc., grow well, and they will answer capitally for pastures for a year or two, a regular succession of them being provided, and it is a simple matter to produce a large supply of green corn—that is maize before it comes to maturity—for soiling in summer when the pastures run out. The rotations may be as follows : (1) Wheat or oats ; (2) Roots and green crops for soiling ; (3) Oats or barley, seeded down with artificial grasses ; (4, 5, and, if advisable, 6) Grass for forage and pastures. These rotations admit of endless variation, and in a country where no fossilized restrictions as to cropping exist, as they do in England, the farmer can always grow the crops that suit his purpose best. The practice at Bow Park is to sow Western corn, which is a luxuriant cropper, thickly, in drills of eighteen or twenty inches wide ; in this way the space between the drills is easily horse-hoed, until the corn is a foot or more high. The corn grows rapidly, and effectually smothers the weeds and wild grasses, which grow vigorously in so forcing a climate. In Canada, as in England, the axiom is true that nothing cleans the soil of weeds so effectually as a heavy cultivated crop of some kind or other. If all the Western corn is not wanted for soiling, the balance is cut and stocked while the leaf is still green, and the grain in the milk, and it is left out in the fields, and fetched in as it is wanted in winter ; in this way it makes very good forage, and the stalks, leaves, and ears are all passed through the chaff-cutter, and all consumed by the stock. A similar system may be followed with almost any other kind of soiling

crop—that is, making into forage for winter that portion of it which is not wanted for soiling.”

Fruit farming (embracing vine culture) is another branch to which the attention of the intending settler in Ontario should be directed. In *any* part of the Province of Ontario the farmer might have his orchard, and in many parts he has it; but in the early struggle with the sturdy trees of the forest the pioneer had no time to think of such luxuries, and hence the planting of orchards was neglected. For many years, however, the apple trade has been steadily growing in importance, and plums, pears, and peaches, and small fruits of every kind, form an important item in the marketable products of many a farm. The fruit region may be described in general terms as extending from the east end of Lake Huron, along Lake Erie, to the Niagara River, and including all the counties bordering on Lake Ontario. Though apples may be cultivated with profit in any of the settled portions of the Province, it is only in the southern region above indicated that fruit culture has up to this time received much attention, and the success which has attended it has been so encouraging that vineries, orchards and fruit gardens on a large scale are numerous in the Niagara district and westward on the same line till the County of Essex is reached, which is regarded as especially adapted for the profitable cultivation of the vine.

The capabilities of Essex for the production of grapes is thus described by M. Girardot, a native of the best wine district of Eastern France. In contrasting it with his own country, he says:—“The yield here is at least four or five tons to the acre; there, not more than two. The wines made here are equal to any in Eastern France. From twenty acres of grapes the yield of wine has averaged about 6,000 gallons, and is very remunerative, a profit of \$800 (£160) per acre being frequently obtained.” In the district of country here referred to several semi-tropical fruits are brought to perfection. The apricot, nectarine and quince are easily cultivated over an area of several thousand square miles. At Niagara, the almond grows out of doors, and the fig is successfully cultivated with scarcely any protection in winter, and ripens two crops in the year. Sorghum, or Chinese sugar cane, grows very well in the southern counties of the Province. Hundreds of acres are planted with this crop, and the variety known as Early Amber is said to yield as much as 300 gallons of syrup per acre.

## AGRICULTURAL STATISTICS.

The following table gives the export of horses, cattle and sheep from Canada during the past twelve years, compiled from the customs returns of the Dominion. It is impossible to fix the exact proportion which belongs to the Province of Ontario, Montreal (in the Province of Quebec) being the principal shipping port. It is usually computed, however, that Ontario furnishes five-sixths of the whole. But whatever the proportion may be, it is certain that the increase in recent years is due almost exclusively to Ontario, for it is that Province which has taken the lead in the development of the cattle trade, as it did a few years before in the cheese, and is now preparing to do in the butter trade. Hence it is fair to assume that the percentage of increase indicated by the figures given, is rather below than above the actual percentage of increase in the Province of Ontario :—

| YEAR.     | Horses. |           | Cattle. |           | Sheep.  |           |
|-----------|---------|-----------|---------|-----------|---------|-----------|
|           | Number. | Value.    | Number. | Value.    | Number. | Value.    |
|           |         | \$        |         | \$        |         | \$        |
| 1874..... | 5,399   | 570,544   | 39,623  | 951,269   | 252,081 | 702,564   |
| 1875..... | 4,382   | 460,672   | 38,968  | 823,522   | 242,438 | 637,561   |
| 1876..... | 4,299   | 442,338   | 25,357  | 601,148   | 141,187 | 507,538   |
| 1877..... | 8,306   | 779,222   | 22,656  | 715,750   | 209,899 | 583,020   |
| 1878..... | 14,179  | 1,278,728 | 29,925  | 1,152,334 | 242,989 | 699,337   |
| 1879..... | 16,629  | 1,376,794 | 46,569  | 2,096,696 | 308,093 | 988,045   |
| 1880..... | 21,393  | 1,880,379 | 54,944  | 2,764,437 | 398,746 | 1,422,830 |
| 1881..... | 21,993  | 2,094,037 | 63,277  | 3,464,871 | 354,155 | 1,372,127 |
| 1882..... | 20,920  | 2,326,637 | 62,106  | 2,256,330 | 311,669 | 1,228,957 |
| 1883..... | 13,019  | 1,633,291 | 66,396  | 3,898,028 | 308,474 | 1,388,056 |
| 1884..... | 11,595  | 1,617,829 | 89,263  | 5,681,082 | 304,403 | 1,544,005 |
| 1885..... | 12,310  | 1,640,506 | 144,441 | 7,508,043 | 335,207 | 1,264,811 |

It will be noticed that the value of the cattle exported in 1885, was twelve and a half times greater than in 1876, that of horses nearly four times, and of sheep about two and a half times. The great increase has been in the cattle trade, and the prospect of its continuing to lead is very bright, because soon the "ranchers" of the North-West will be selling their "store" cattle to be fattened for market by the Ontario farmer.

As to the value of the live stock in the Province it may be mentioned that according to the returns published by the Bureau of Industries it was estimated last year at \$103,568,045, being an

increase of three and a half millions over the previous year. The number of animals is stated as follows :—

|              |           |
|--------------|-----------|
| Cattle.....  | 1,925,670 |
| Horses.....  | 535,953   |
| Sheep.....   | 1,890,733 |
| Pigs.....    | 916,158   |
| Poultry..... | 6,237,606 |

The value of the cheese exported has more than doubled within the same period, Canadian cheese being now recognized as the best made in America, and of late years it has competed not unsuccessfully with the English-made article. The following figures tell the progress of this trade in eleven years :—

|               | Quantity exported. | Value.      |
|---------------|--------------------|-------------|
| 1874.....     | 24,050,982 lbs.    | \$3,523,301 |
| 1884.....     | 69,755,423 lbs.    | 7,251,989   |
| Increase..... | 45,704,441 lbs.    | \$3,728,788 |

Or an average annual increase of 4,154,949 lbs. in quantity, and of \$338,980 in value during the eleven years. Last year (1885), the quantity exported was 79,655,367 lbs., shewing an increase over the eleven years' average of 5,744,995 lbs., and an increase over the exports of the previous year of 9,899,944 lbs., thus indicating that the average rate of progress is being rapidly accelerated. The value of last year's exportation of cheese was \$8,265,240, an increase of \$1,013,251 over the previous year, and of \$674,271 over the eleven years' average.

Such a rapid development in the cheese trade has naturally had the effect of limiting the production of butter; but nevertheless 7,330,788 lbs. of the value of \$1,430,905, were exported last year, and efforts are being made with Government assistance, to establish creameries and improve the art of butter making, which has not as yet been very thoroughly understood among the majority of the rural population.

In 1835, the population of Upper Canada (now the Province of Ontario) was about 300,000; now it is between two millions and two millions and a quarter. In that year the area of land in occupation was about 1,800,000 acres; now it is 23,300,000 acres. In other words, the number of the population has been multiplied by seven and the area of the land in occupation by thirteen, in half a century, and this development has taken place by steady progress without any periods of phenomenal expansion followed by collapse, for every year of the whole fifty has its record of advancement, be it less or more.

The total value of the exports of the produce of the Dominion of Canada, for the fiscal year ending June 30th, 1885, as given in the last published Trade and Navigation Returns, amounted to \$76,183,518. But as has before been mentioned, Montreal and Quebec are the sea-ports of Ontario for seven months in the year, and as there are no customs entries of goods or animals passing from one Province to the other within the Dominion, it follows that the bulk of the exports of Ontario, consisting of timber, agricultural products, and animals and their produce, sent to the British markets are shipped from the ports named and do not appear in the Canadian Customs Returns as the exports of the Province of Ontario.

The timber trade, or as it is called in Canada the "lumber" trade, offers a safe and profitable field for the employment of capital under experienced management. By the recent award of the Judicial Committee of the Privy Council, Ontario acquired undisputed sway over about ninety-three thousand square miles of territory nearly all of which is under forest of the most valuable description, and for many years to come this industry must continue to prosper and expand.

The produce of the Mine from Ontario is shipped almost exclusively to the United States. The industry is yet in its infancy, but there are opportunities for its development to an almost unlimited extent, and the experienced man of very moderate means can readily establish himself in the business, as mining lands are sold by the Government at the trifling cost of one dollar per acre, and the mining regulations are of the most liberal character. In the matter of iron alone it is affirmed by competent judges that the Province of Ontario is rich enough in ore to make it a successful competitor with the United States in the production of iron. Gold, silver, lead and copper mining are also being successfully prosecuted, though the principal part of the country supposed to be the richest in mineral wealth is yet almost unexplored.

### **FACILITIES FOR OBTAINING FARMS.**

Many Ontario farmers are still wedded to the old system, and do not readily adapt themselves to the changes which the general advance in agriculture imposes on those who would make farming a financial success. Hence, finding their farms becoming gradually impoverished by repeated cropping with grain ; finding also that the reduced yield is still more reduced in value by the lower prices now

ruling in the markets, they naturally desire to sell, and turn their steps towards the boundless Canadian North-West, which is now looked upon as the future granary of the world, where they can take up land for nothing, or acquire a large farm at an average cost of a dollar an acre, and resume the cultivation of their favourite grain on a soil so deep and rich that it seems capable of defying the exhausting effects of repeated cropping for many generations to come. Whatever be the cause, this is the tendency of population in Canada as it has been, and is still in the United States; the older settlements in the east send forth their emigrants who settle upon and cultivate the virgin soil of the west; and, thus by degrees, a homogeneous nation is being built up, and room is made in the old settlements for those who leave the still older and more crowded countries in Europe, to make for themselves a home in America.

Following this law of the movement of population, Ontario has already contributed many settlers to Manitoba and the North-West, and their leaving this Province has tended, in some measure, to reduce the price of land, and render the acquisition of farms much easier than it would have been, but for the opening up of the North-West. Many English farmers may prefer going at once to these new regions instead of settling in Ontario, but, as Professor Sheldon says, it seems a nice arrangement that English farmers of capital should take the places of the Ontario farmers who go to the west. "It would seem," he adds, "that the systems of farming to which English farmers have been long accustomed, are well adapted to restore the condition of the land, while Canadian methods are better suited to the present condition of the North-West." There is much truth in these reflections. The change from Britain to Ontario may be made with advantage to the one, while the change from Ontario to the North-West may be equally beneficial to the other, and this for the obvious reason that British methods of farming are better adapted for Ontario, under the changed conditions of the markets of the world, while Ontario methods may still prove profitable on the prairies.

The price of farming land varies much according to locality. In the neighbourhood of the cities and large towns in the old settled districts, it is sometimes as high as \$100 or twenty pounds sterling per acre, and from that figure it runs all the way down to two pounds, or \$10 per acre, for partially cleared farms in the newly settled dis-

tracts in the northeastern part of the Province. In speaking of the price of a farm in Ontario, it is usually rated at so much per acre, including buildings, fencing, and all fixed improvements ; hence many of the so-called highly-priced farms may carry a charge of twenty dollars or more per acre on account of the value of the dwelling house, stables, barns and other out-buildings, which are sometimes very commodious, substantial structures of brick or stone, costing from \$3,000 to \$5,000, or more.

The average price for good farms in the best agricultural districts in the old settlements, is from \$50 to \$75 (£10 to £15) per acre, and at this figure usually a large amount of the purchase money may remain unpaid for a term of years, secured by mortgage at a rate of interest not exceeding six per cent. In the newer counties, where the land is but partially cleared, where a half or three-fourths of the farm is still in its primitive wooded condition, or "in bush," as the local phrase has it, prices range from \$20 to \$50 (say £4 to £10) per acre for really good farms, in good situations, to still lower figures where the situation and soil are not so favourable.

In the still newer regions in the northeastern part of the Province, prices are lower yet, going down to from \$6 to \$15 (£1 5s. to £3) per acre. This is the case more particularly in the County of Haliburton, and the Muskoka and Parry Sound districts, where settlers have gone in and made a beginning, and though doing comparatively well, have caught the "western fever," and desire to sell out and go off to new regions. It is the old spirit of pioneer life, which has manifested itself more or less in almost every section of Ontario. The man who clears the farm, or a considerable part of it, unless he has been brought up to agricultural life, prefers selling out and taking up another "bush lot," because "clearing" has become to him a trade with which he is familiar, and he would rather follow it than trouble himself to master the details of practical farming.

In this way many railway labourers, mechanics, weavers and other tradesmen from the old world became successful pioneer farmers in Canada ; but though successful in the early process of clearing and preparing the soil, many of them have not been equally fortunate as practical cultivators of cleared farms. These and such as these are the men who are now casting their eyes about them for a purchaser for their "clearance" to enable them to resume their pioneer life either in the North-West Territories or in the north-western region

of Ontario, in which there are large tracts of rich soil under the unbroken forest that offer to the settler the same prospect as did a considerable portion of the now flourishing counties of Huron, Grey and Bruce, five and twenty years ago.

In this region of cheap farms, which lies immediately north of the oldest-settled portions of the Province, and on the eastern shore of the Georgian Bay, stock-raising and sheep-farming might be followed with profit, as the land is exceptionally well watered, produces enormous root crops and is admirably fitted for grazing purposes. In this region a large area of land might be acquired for a less sum than would purchase a hundred acres on the frontier, while ordinary skill in the branches of agricultural industry just indicated could not fail to secure a handsome return.

It is generally sound policy for an immigrant, even if he has the means to buy a farm when he lands in the Province, to put himself in the way of acquiring some experience of the country before he makes a purchase. This may be done in two ways: If disposed to undertake the manual labour of the farm he can hire out for a season or two, or should he deem that course unsuitable he can readily rent a farm for a short term of years, one, two or three years' leases being not uncommon, at a moderate rental of from \$2 to \$4 per acre, payable in money, or for a certain portion of the crop, etc., (say one-third) in kind. The latter arrangement is not recommended to a stranger; it is better for him to make his bargain for so much cash. In renting farms it is usual only to calculate the rental on the number of cleared acres, and it may be laid down as a general rule that farm rents in Ontario are sometimes below and seldom exceed four per cent. of what is considered the selling price of the farm.

### FREE GRANT LANDS.

In the year 1885 there were one hundred and twenty-nine townships open for location under the "Free Grant and Homestead Act, of 1868," each containing from 50,000 to 60,000 acres. Other townships will be opened as railways and colonization roads are constructed.

The following is a summary of the regulations respecting Free Grants:—The Lieutenant-Governor in Council is authorized to appropriate lands, not being mineral lands or pine timber lands, as

free grants to actual settlers, under regulations to be made for that purpose ; no such grant to be made to a male under eighteen, or for more than 200 acres. Failure to perform the settlement duties forfeits the location. The head of a family, whether male or female, having children under eighteen years of age, can obtain a grant of 200 acres, and a single man over eighteen years of age, or a married man having no children under eighteen residing with him, can obtain a grant of 100 acres in the Free Grant Districts.

Any locatee under the Act, being the head of a family as aforesaid, is allowed to purchase an additional 100 acres at 50 cents per acre, cash, at the time of such location, subject to the same reservations and conditions, and the performance of the same settlement duties, as are provided in respect of Free Grant locations by the 9th and 10th sections of the Act, except that actual residence and building on land purchased will not be required.

The settlement duties are :—To have fifteen acres on each grant cleared and under crop, of which at least two acres are to be cleared and cultivated annually for five years ; to build a habitable house, at least 16x20 feet in size ; and to reside on the land at least six months in each year.

~~The Free Grant Lands are marked on the official map by being coloured pink.~~

By an Act passed at the last session of the Legislature (1886) the Free Grant system is extended to the Rainy River District upon the same terms and conditions of settlement as above set forth. The quantity of land which may be obtained is one hundred and sixty acres to a head of a family having children under eighteen years of age residing with him (or her) ; and one hundred and twenty acres to a single man over eighteen, or to a married man not having children under eighteen residing with him ; each person obtaining a free grant to have the privilege of purchasing forty acres additional at the rate of one dollar per acre, payable in four annual instalments. Several townships have already been surveyed on the Canadian bank of the Rainy River on the one mile square section plan—the same as has been followed in the North-west. The Ontario Legislature has adopted and legalized these surveys by the Act just mentioned, and provided that any lands in the Rainy River District considered suitable for settlement and cultivation may by Order in Council be appropriated as free grants upon the terms specified. The Rainy

River District is the western division of Ontario bordering on Manitoba, and comprises a large area of the most valuable timber lands in the whole Dominion. The Rainy River itself marks the International boundary line, and its valley, which is the most extensive in the district, is admirably adapted for agriculture, the soil being a rich alluvial deposit, and considered equal in fertility to the best lands in Manitoba and the North-west. Here are located the Townships set apart as free grants, and in addition to a soil that is as rich as the most favoured portions of Manitoba and the North-West prairies, the settler will have the important advantages of an unlimited supply of wood and water. The river is about eighty miles in length, and the whole of the right, or Canadian, bank is covered with a heavy growth of forest trees, shrubs, climbing vines and beautiful flowers. The forests in the district are of immense value, and the lumbering industry which will undoubtedly be prosecuted there on an extensive scale will make farming a profitable undertaking in Rainy River valley. The climate is similar to that of the old settled parts of the Province, and the luxuriance of the vegetation gives evidence of the richness of the soil. All kinds of grain, roots and garden vegetables yield abundant crops, as has been proved by the few settlers who have already taken up land in the neighbourhood of Fort Frances, which is situated on the river bank about two miles from Rainy Lake. The name of Alberton has been given to this settlement.

In order to make a successful settlement upon a free grant, the settler should have at least £60 to £100 (\$300 to \$500) after reaching his location. But immigrants on their arrival in the country, are advised to go out first for a year or more as agricultural labourers. The experience thus acquired will far more than compensate for the time lost. The settlers are always willing to help new comers. A house, such as is required by the Act, could be erected by contract for from £8 to £10 (\$40 to \$50); but with the assistance the settler would certainly receive from his neighbours, it might be erected for even less. The best season of the year to go on to a free grant is the month of September, after harvest work in the old settlements is over. There is time to put up a house and get comfortably settled before the winter sets in, and during the winter the work of chopping and clearing can go on. In this way a crop can be got in during the first spring. The operation of putting in the first crop is a very

simple one. Ploughing is at once impracticable and unnecessary. The land is light and rich. All it needs is a little scratching on the surface to cover the seed. This is done with a drag or harrow, which may either be a very rough, primitive implement, or it may be carefully made and well finished.

## FARM LABOURERS AND DOMESTIC SERVANTS.

From the beginning of April till the end of October there is always a steady demand for farm labourers, especially for single men. More than double the number arriving could easily find employment by the year at fair wages. It must, however, be understood that only experienced men are wanted by the year. A single man who can plough well, and who has had some experience in taking care of stock, can readily obtain employment at about \$150 per annum with maintenance, with a prospect of considerable increase if he should be found to be a good trustworthy man. Should thirty or forty come together and advise the Immigration Department on their arrival at Quebec, farmers would certainly be in waiting at Toronto to employ them.

Families of farm labourers can find ready employment if they are experienced and have the means of providing a little furniture and provisions. If there are young women in the family, able and willing to take places as servants, so much the better.

The demand for female domestic servants is constant everywhere throughout the Province at all seasons of the year. Wages of experienced servants were higher in 1885 than in the preceding year. Good general servants can readily find employment at from \$8 to \$10 per month. Young women, however, who are not able or willing to work will not succeed in the Province.

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Full information regarding all matters connected with Immigration, will be furnished on application, personally or by letter, to

DAVID SPENCE,

*Secretary of the Department of Immigration,*  
65 SIMCOE ST., TORONTO.

Or to

PETER BYRNE,

*Nottingham Buildings, 19 Brunswick St.,*  
LIVERPOOL, ENGLAND.



